

ARTICLE 5 OFF-STREET PARKING

Sec. 12 General Provisions

(a) Parking space size

A parking space shall not be less than one hundred eighty (180) square feet for any use permitted in this Code. Upon appeal, however, the Board of Adjustments may grant variances from this size if a particular hardship will occur, or if the design of a parking arrangement may be more appropriately determined to justify a smaller parking space size.

(b) Parking spaces in driveways

Driveways shall be considered as constituting off-street parking space for one-family dwellings in residential districts, provided that sufficient space is available in such driveways to meet the requirements of this Article.

(c) Locations of parking space

Parking space shall be located so that no spaces are a greater distance than six hundred (600) feet from the buildings or use to which they are assigned; provided this requirement shall not apply to parking spaces for auditoriums, stadiums, assembly halls, gymnasiums and other places of assembly; industrial, wholesaling, and manufacturing establishments; and hospitals.

(d) Parking spaces assigned to more than one use

Parking spaces for separate buildings or uses, may be combined in a single lot provided the number of parking spaces in the lot shall equal the sum of the parking spaces required for each buildings and use; except that the parking spaces required for places of assembly may include parking spaces assigned to other uses provided that the place of assembly shall not be used at a time when the other uses are carried on.

(e) Parking lot and garage maintenance.

Ground cover, shrubs and trees shall be located and maintained so as not to interfere with vehicular and pedestrian traffic on the property or with sight clearance at entrances and exits.

(f) Fractional space

When the application of a unit of measurement for parking space or loading space to a particular use of structure results in a fractional space, any fraction under one-half shall be disregarded and fractions of one-half or over shall be counted as one parking space or loading space.

TOWN OF MAGNOLIA

MAGNOLIA, DELAWARE 19962

*Town
copy*

ZONING ORDINANCE
AMMENDMENT:

EFFECTIVE: December 11, 1989

ARTICLE 5
SECTION 12
SUB-SECTION g.

In any residential district, no house trailer, camper, motor home, boat trailer, bus or van and no boat shall be parked in the Frontyard or Public Street. Parking is allowed in the side or rear yards Five (5) feet from the property line provided it does not take up the space normally occupied by a car.

(g) Boat, trailer, bus, and van parking

In any residential district, no house trailer, camper, boat trailer, bus or van and no boat shall be parked in the front yard. Parking is allowed in the side or rear yards five (5) feet from the property line provided it does not take up the space normally occupied by a car.

Sec. 13. Parking standards

All uses permitted in this zoning code shall be subject to the following minimum off-street parking requirements in addition to any special requirements as indicated in each zoning district.

Types of Uses	Standards
Retail stores, all types; supermarkets	One off-street parking space per two hundred square feet of floor area used or designed for sales on ground floor plus one off-street parking space per three hundred (300) square feet of floor area used or designed for sales on all other floors plus one off-street parking space for each two (2) employees
New and used car and boat sales, mobile dwelling unit sales, truck and trailer sale, outdoor equipment and machinery sales, commercial nurseries and auctions	Four (4) off-street parking spaces per salesperson, plus one off-street parking space per two (2) other employees during period of greatest employment
Personal service establishments	One off-street parking space per two hundred (200) square feet of gross floor area
Banks and other financial institutions	One off-street parking space per two hundred (200) square feet of gross floor area, plus one space for each employee
Business, governmental and professional offices	One off-street parking space per three hundred (300) square feet of gross floor area
Medical and dental offices	One off-street parking space per one hundred (100) square feet of gross floor area
Churches	One off-street parking space per five (5) seats or one off-street parking space per ninety (90) lineal inches of pew space

Indoor recreation	One off-street parking space for each one hundred fifty (150) square feet of gross floor, building, or ground area devoted to such use or one off-street parking space per four (4) seats of facilities available for patron use, whichever is applicable to the facility
Restaurants, diners and night clubs	One off-street parking space per three (3) seating accommodations, plus one off-street parking space per two (2) employees on shift of greatest employment
Dwelling, one-family detached or semi-detached, town house	One off street parking space per dwelling unit
Rooming and boarding house or converted unit	One off-street parking space per rented unit
Museum and art gallery, and similar uses	One off-street parking space per four seats in rooms for public assembly or for each one hundred fifty (150) square feet of gross floor area for use by the public, whichever is greater, plus one off-street parking space for each two employees on shift of greatest employment
Public library	One off-street parking space per four hundred (400) square feet of gross floor area for public use, plus one off-street parking per two employees on shift of greatest employment
Fire station	Twenty-five (25) off-street parking spaces
Auditorium, stadium, assembly hall, gymnasium, theatre (excluding drive-in) community recreation center	One off-street parking space per four fixed seats in largest assembly room area or for each forty (40) square feet of floor area available for the accommodation of movable seats in the largest assembly room, or one off-street parking space per one hundred fifty (150) square feet of gross floor area, whichever is applicable to the facility.
Social club, fraternal, social service, union and civic organization building	One off-street parking space per adult attendant, plus one off-street parking space per five hundred (500) square feet gross floor area devoted to such uses.

Public or private school

Three off-street parking spaces per room used for administrative offices, plus one off-street parking space per room used for class instruction, plus one off-street parking space for each five seats in auditorium and other places of assembly or facility available to the public

Post office

One off-street parking space per two hundred (200) square feet of gross floor area devoted to patron use, plus two (2) off-street parking spaces per three (3) employees on the shift of greatest employment

Industrial, manufacturing,
and wholesaling establish-
ment

One off-street parking space per two (2) employees on the shift of greatest employment, plus one off-street parking space per two hundred (200) square feet of floor area devoted to sales

Bakery-restaurant

One off-street parking space per three (3) seating accommodations, plus one off-street parking space per two hundred (200) square feet of floor used or designed for sales excluding the floor area of tables, benches, service counters and all other seating facilities plus one off-street parking space per two (2) employees on the shift of greatest employment.